This instrument prepared
from information furnished
by the parties hereto
by John E. Herbison
Attorney at Law
1205 Eighth Avenue South
Nashville, Tennessee 37203

WARRANTY DEED

BOOK 7603 PAGE 66

Address of new owner:

Charles F. McKelvey
2711 Berrywood Drive
Nashville, Tennessee 37204

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 10,000.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 19th DAY OF July 1988.
Deputy Register

Send tax bills to:

Charles F. McKelvey
2711 Berrywood Drive
Nashville, Tennessee 37204

Metropolitan map No. 118-1, parcel 283

WITNESSETH: For and in consideration of ten dollars ($10.00) and other good and valuable consideration, I, John Arthur Philpot, hereby convey to Charles F. McKelvey the following tract of land in Metropolitan Nashville and Davidson County, Tennessee:

Lot No. 79 and the Easterly six (6) feet of Lot No. 78 in the "Montrose Place," a plan of which is of record in Book 57, page 93, Register's Office for Davidson County, Tennessee. Upon said lot there is a frame cottage known as 925 Gilmore Avenue.

Being the same property devised and bequeathed to John Arthur Philpot by will from Mary E. Philpot, such will being admitted to probate by Order dated March 22, 1960, and appearing at Will Book 72, page 500 in the Probate Clerk's Office.

Being the same property conveyed to Mary E. Philpot by deed from S. Arthur Philpot, dated February 12, 1917, acknowledged the same day and filed for record April 12, 1926 and recorded in Book No. 712, Page 313 in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to S. Arthur Philpot by deed from F. E. Ross and wife, Florence B. Ross, dated May 3, 1913, acknowledged the same day and filed for record May 10, 1913 and recorded in Book No. 444, Page 90 in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the same real property in fee simple to the Grantee, Charles F. McKelvey, his heirs, assigns and

successors, forever.

I covenant that I am seised and possessed of said real property, and have a right to convey it, and I warrant the title against all persons claiming under me.

This 18th day of July, 1988.

John A. Philpot
JOHN ARTHUR PHILPOT

ACKNOWLEDGEMENT

State of Tennessee)
)
County of Davidson)

On this 18th day of July, 1988, before me personally appeared John Arthur Philpot, to me known to be the person described in and who executed the foregoing Warranty Deed, and acknowledged that he executed the same as his free act and deed.

NOTARY PUBLIC

Mary E. Reiner
NOTARY PUBLIC My Commission Expires Nov. 10, 1991

My Commission expires:_____

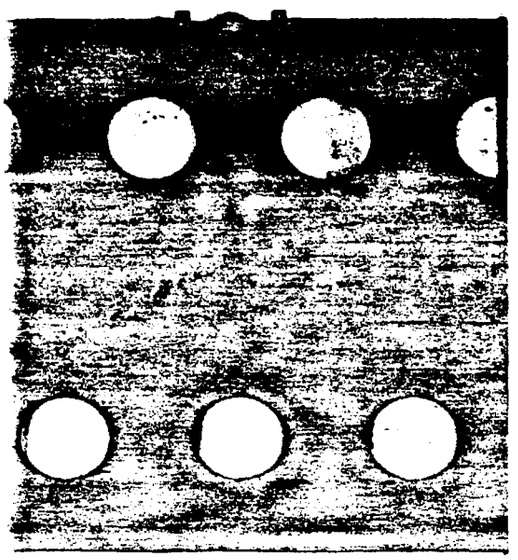
RUSH

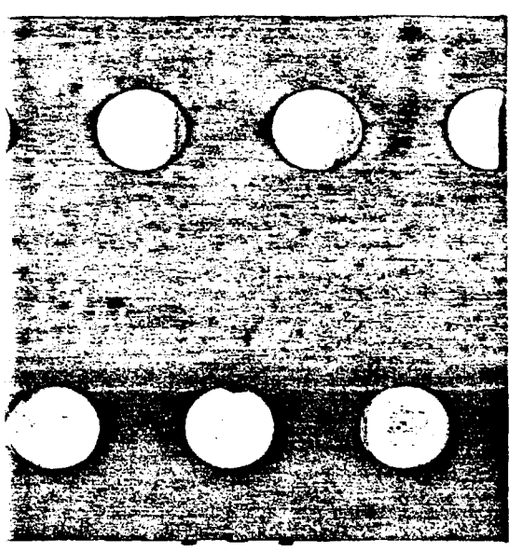
50576

IDENTIFICATION

Jul 19 12 37 PM '88

8540 07/19 0101 03CHECK 39.50





OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7603 PAGE 68

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	10000.00
CON TX	33.00
PRFEE	0.50
WDEED	6.00
TOTAL	39.50
CHECK	39.50

07/19/88 01 12:38 0001 854

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

50576

IDENTIFICATION REFERENCE

JUL 19 12 37 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 114352